

CITY OF BELLEVUE  
CITY COUNCIL

Summary Minutes of Extended Study Session

April 26, 2004  
6:00 p.m.

New City Building/Council Conference Room  
Bellevue, Washington

PRESENT: Mayor Marshall, Deputy Mayor Noble, and Councilmembers Balducci, Chelminiak, Davidson, Degginger, and Lee

ABSENT: None.

1. New City Building Site Tour

The meeting convened at 6:03 p.m. with a Council tour of the New City Building led by Carla Weinheimer (Project Manager), Dennis Forsyth and Rick Zieve (SRG Partnership), and Chris Phillips (Landscape Architect). Council viewed samples of terra cotta proposed for the building's exterior and walked the site. Mr. Zieve described plans for the exterior design of the concourse which includes a proposed patio and art piece. Mr. Phillips reviewed landscaping plans, and Council discussed whether to pursue a more formal or informal treatment for the entrance at 110<sup>th</sup> Avenue and NE 4<sup>th</sup> Street. Councilmember Lee suggested a wall to block traffic noise.

Moving to the southeast corner of the site, the group discussed raising the level of the terrain to the first level of the garage and evaluated the idea of a terra cotta and landscape screen for the parking garage. Council discussed the gateway aspect of this corner and the potential for public art and/or a water feature.

The tour concluded at 6:50 p.m.

2. Executive Session [Rescheduled to end of agenda]

The meeting resumed at 7:02 p.m. in City Hall with Mayor Marshall presiding. She noted the Executive Session will be held at the end of the public portion of the meeting.

3. Oral Communications

- (a) Kathy Haggart, President of Bellevue Boys and Girls Club, expressed her enthusiasm for the partnership with the City in the new South Bellevue Community Center project. The center will offer nationally recognized after-school and out-of-school programs for

current Club members and youth currently not served in the community. Ms. Haggert commended City staff for their progressive commitment and hard work on this partnership, which provides a model for future Boys and Girls Club partnerships.

- (b) Kurt White, Parks and Community Services Board Chair, recalled he chaired the Eastgate Park/Community Center Citizen Advisory Committee which submitted its recommendations to Council in December 1998. The CAC is pleased the project will meet all of the objectives identified by the committee.
- (c) Gail Stickles described her participation in lobbying for the South Bellevue Community Center before the CAC was established in 1997. She thanked Council for supporting the park and community center projects.

4. Study Session

- (a) Proclamation for Older Americans Month and Senior Center Week

Mayor Marshall read a proclamation recognizing May as Older Americans Month and May 9-15 as Senior Center Week in Bellevue. Cathy Wiederhold, Senior Programs Coordinator (and Woodinville Deputy Mayor), received the proclamation and distributed flyers of senior center activities.

- (b) Council New Initiatives

No new initiatives were introduced.

- (c) Consent Items moved from April 19 Reformatted Council Meeting

City Manager Steve Sarkozy requested Council action on items that would have been presented on the April 19 Consent Calendar during the Regular Session. The April 19 meeting was reformatted by previous Council vote to a four-hour Council Budget Retreat/Workshop at the Winters Estate.

Mayor Marshall noted Mr. Degginger's request to amend the minutes of the April 12, 2004 Extended Study Session. He will provide information to the City Clerk.

- ☛ Deputy Mayor Noble moved to approve the Consent Calendar, as amended, and Mr. Degginger seconded the motion.
- ☛ The motion to approve the amended Consent Calendar carried by a vote of 7-0, and the following items were approved:
  - (1) Minutes of March 22, 2004 Extended Study Session
  - Minutes of March 29, 2004 Special Meeting
  - Minutes of April 5, 2004 Study Session
  - Minutes of April 5, 2004 Regular Session

- (2) Motion to award Bid No. 0419 for construction of an addition to the fire training burn tower located at the Public Safety Training Center, 1838 116<sup>th</sup> Avenue NE, to Roy E. Dunham Company as low bidder in the amount of \$162,106.56
- (3) Resolution No. 6979 authorizing execution of a Settlement Agreement for the pending lawsuit brought by the City of Bellevue against Mansour and Talieh Movafagh (KC No. 03-2-12971-5 SEA).
- (4) Resolution No. 6980 authorizing execution of a Settlement Agreement for the pending lawsuit brought by Arkadi and Yelena Gontmakher against the City of Bellevue (KC No. 02-2-07189-9 SEA and WCA No. 523767, Div. I).
- (5) Resolution No. 6981 approving a third amendment to the Professional Services Agreement with Graham & Dunn, PLLC, for legal services in the appeals by Bennett, FAIR, and East Bellevue Community Council vs. City of Bellevue.
- (6) Resolution No. 6982 authorizing execution of a contract with AtWork for custodial services at City Hall for the 8-month period through December 31, 2004.
- (7) Resolution No. 6983 authorizing execution of a consulting agreement with Becker Architects for architecture and engineering services to complete the expansion of Crossroads Community Center and Skate Court at Crossroads Park in an amount not to exceed \$183,636.
- (d) Resolution No. 6984 authorizing execution of a Memorandum of Understanding (MOU) between the City of Bellevue, Bellevue Convention Center Authority, and the Port of Seattle documenting the intent of the City, the BCCA, and the Port to evaluate the feasibility of proceeding with a joint investment in the expansion and repositioning of Meydenbauer Center. *(Discussed with Council during the April 12 Extended Study Session.)*

City Manager Steve Sarkozy recalled Council discussion on April 12 about the proposed Memorandum of Understanding to initiate a feasibility study regarding a joint investment by the City, Bellevue Convention Center Authority, and the Port of Seattle in the expansion and repositioning of Meydenbauer Center.

- ➡ Dr. Davidson moved to approve Resolution No. 6984, and Mr. Noble seconded the motion.
- ➡ The motion to approve Resolution No. 6984 carried by a vote of 7-0.

(e) South Bellevue Community Center, Eastgate Park Master Plan, and Partnership with Bellevue Boys and Girls Club

Parks and Community Services Director Patrick Foran introduced Glenn Kost, Parks Planning Division Manager, and Stan Lokting, Principal with ARC Architects. Mr. Kost recognized the following design team members: Ken Kroeger, Project Manager; Roger Stocker, ARC Architects; Zach Gray, KPFF Engineers; and Terry Smith, Parks Department staff member working with Bellevue Boys and Girls Club on the partnership agreement.

Mr. Kost recalled that the Eastgate Park project was initiated by a report and recommendation from a citizen advisory committee to the Parks and Community Services Board in December 1998. In May 2000, the Park Board presented the CAC's findings and a recommended master plan to the City Council. The City acquired Eastgate Park from King County in January 2003. Staff then hired ARC Architects and moved forward with planning the project. The master plan environmental determination was completed in October 2003. Construction permit applications were submitted in March 2004 and the conditional use permit was approved this month. The upcoming schedule includes adoption of the master plan and approval of the agreement with Bellevue Boys and Girls Club in May, completion of construction plans and advertisement for bids in June, and award of the construction contract and ground breaking in August. Grand opening of the park is scheduled for January 2006.

Mr. Kost said the final master plan includes tennis courts in direct response to comments from the neighborhood. The plan is sensitive to preserving as many trees as possible, and development will occur on only 4.5 acres of the 25-acre site. In response to requests from the adjacent community, a left-turn lane will be installed on Newport Way and a walkway will be installed between the park's two entries. The majority of the master plan will be completed in the first phase and will include two Bellevue Youth Link projects – an outdoor challenge course and an indoor climbing wall. Phase 2 will enlarge the ballfield and add parking spaces.

Mr. Lokting described plans for the South Bellevue Community Center. The Center is a 33,000 square foot full-service, multi-generational facility that responds to the CAC's vision and recommendations. Key elements include a double gymnasium, classrooms/meeting rooms, a social hall, fitness facilities, and a Kid Watch room. The Center incorporates three main concepts: a center in a forested park, regional architecture, and an environmentally sustainable design. It will be a simple, exposed structure using expressive, natural materials and providing views of the surrounding forest. Mr. Lokting displayed and discussed sketches of the building and the floor plans for the three levels.

Mr. Foran reviewed the terms of the partnership agreement with Bellevue Boys and Girls Club. The City designs, constructs, funds, owns, and manages Eastgate Park and South Bellevue Community Center. Bellevue Boys and Girls Club will contribute \$1.5 million for shared capital and operating costs of the community center based on the payment schedule provided on page 4-81 of the Council packet. The City will provide pre-school, adult, senior and specialized recreation programs; fitness programs; special events; and building rentals. BBGC provides youth and teen (K-19) programs including after-school, late night, and out-of-school activities

The partnership agreement covers a 30-year term with the option for two additional five-year extensions by mutual consent of the parties. If the City terminates the agreement during the 30-year term, the City reimburses BBGC for the depreciated value of its contribution. If BBGC terminates, it releases all rights and funds. Mr. Foran noted an error in the first paragraph of page 4-81 addressing termination. The first sentence should be corrected to refer to an amortization rate of 5 percent annually for twenty, not thirty, years. The partnership agreement provides seamless service delivery for customers and the foundation for a Joint Operations Agreement (JOA) between the City and BBGC which is described on page 4-82 of the packet. The overall estimated cost of the community center project is \$10.6 million.

Mayor Marshall questioned the use of \$450,000 in mini-park CIP (Capital Investment Program) funds for this community park project. Mr. Foran explained that the area's closest neighborhood park is approximately two miles away and Eastgate Park will serve as a neighborhood park for adjacent residents.

Mr. Degginger noted that the percentages for BBGC's contributions to the project become larger as the project nears completion. He questioned the availability of contingency funds in the event the BBGC does not fulfill its obligation. Mr. Foran said if this occurred, the City would need to utilize other Parks CIP funds or reserves. In further response to Mr. Degginger, Mr. Foran said the BBGC will be responsible for retaining adequate insurance consistent with the City's needs.

Responding to Dr. Davidson, Mr. Foran explained that CIP funding includes an appropriation for the ongoing maintenance and operations of the park site based on estimated net revenue to be generated by the park and community center for the City.

Responding to Mr. Chelminiak, Mr. Foran said a major goal of the Center's design is to accommodate senior programs. The fitness facility is intended primarily for use by adults and senior residents.

Responding to Mr. Lee, Mr. Foran said the agreement provides access to one gymnasium to the Boys and Girls Club. The joint operations agreement to be developed will further define each party's responsibilities. In further response to Mr. Lee, Mr. Foran said residents recently approved the contribution from the Somerset Neighborhood Enhancement Program (NEP) primarily due to their interest in a reconstructed playground.

Mayor Marshall recalled that her first Council assignment was the Eastgate Park CAC so she is excited to see the project move forward. She noted the project's origin as a dream of the South Bellevue Senior Committee and its evolution into a multi-generational facility.

Responding to Dr. Davidson, Mr. Foran said the County's transfer of Eastgate Park to the City stipulated that King County residents will not be charged non-resident fees for any fee programs.

Ms. Balducci is pleased that Youth Link priorities have been incorporated into the project. Responding to Ms. Balducci, Mr. Kost explained that the climbing wall will not be accessible when not in active use and full safety measures will be implemented.

Mr. Lee expressed support for the multi-generational plan for the center and encouraged extensive senior programming. Mr. Lokting noted ARC's experience with numerous community centers and confirmed that multi-generational programming has been incorporated into the building's design.

(f) Regional Issues

Diane Carlson, Director of Intergovernmental Relations, opened discussion regarding homeland security and a proposal by the City of Seattle.

Charlie Bush, Management Analyst, said multiple rounds of federal funding have been provided to states since September 11, 2001, and passed through to regional and local governments. Two primary channels of pass-through funding are the Urban Area Security Initiative (UASI) and the Homeland Security Grant Program (HSGP). Under UASI, the Seattle urban area is defined as King, Pierce, and Snohomish Counties. The UASI I allocation in 2002 provided \$11.1 million to Seattle, UASI II in 2003 provided \$18 million to the urban area, and UASI 2004 will provide \$16 million to the urban area. HSGP's current round of funding (FFY03 Supplemental) provides \$5.3 million and FFY04 funding will provide \$5.5 million for the region. Bellevue's HSGP allocation to date is \$416,000.

Mr. Bush explained that the UASI program follows a threat-based approach and provides funds to the most at-risk urban areas. UASI II and UASI 2004 funds were required to pass through the states, which can retain up to 20 percent of the funds. The funds are controlled by Seattle and King County, which have chosen to include Snohomish and Pierce Counties in the allocation decisions through the Urban Area Work Group (UAWG). Initial allocations for UASI II are as follows:

- State of Washington - \$0
- Seattle - \$8.6 million
- King County - \$6.14 million
- Urban Area Interoperable Communications Project - \$2 million
- Snohomish County - \$660,000, and
- Pierce County - \$660,000.

King County represents cities including Bellevue on the UAWG and is passing through \$2.5 million, almost half of the County's allocation from UASI II, to King County cities outside of Seattle.

HSGP operates on a help everyone approach and favors grants to smaller communities, special districts, hospitals, and rural areas. The state of Washington is divided into nine homeland security regions and King County is Region 6. The Emergency Managers Advisory Council (EMAC) is currently functioning as the Region 6 Homeland Security Council (HSC). Barb Graff, Bellevue's Emergency Preparedness Manager, is the vice chair of the EMAC/HSC.

Ms. Carlson explained Seattle's proposal regarding the HSGP allocation process to create an oversight body of elected officials as the Region 6 HSC, with the EMAC serving as a technical

advisory committee to the HSC. Voting would be weighted based on population and threat assessment information as follows: Seattle, 40 percent; King County, 25 percent; South King County cities, 14 percent; East King County cities, 9 percent; Bellevue, 6 percent; and Port of Seattle, 6 percent. Ms. Carlson said Seattle's proposal is currently under consideration and discussion by affected jurisdictions.

Ms. Carlson said Seattle's proposal could provide better coordination of pass-through fund allocations from both federal programs. She noted the importance of EMAC's mission to ensure an all hazards approach to regional security. Staff recommends a revision to the weighted voting percentages proposed by the City of Seattle, however.

Dr. Davidson expressed concern about politicizing the allocation of homeland security funding with the involvement of elected officials rather than emergency management professionals. Ms. Carlson noted that the EMAC has distributed only one set of grant funds so far, which was done without any policy framework or oversight.

Mr. Degginger questioned the rationale for King County's 25 percent weighted vote. Ms. Carlson said this level was proposed by Seattle based on population and potential threat rather than on service delivery functions. She noted King County provides police services to some communities and has a large role in the coordination of regional emergency management planning. Mr. Degginger supports the objective of Seattle's proposal but would like more discussion regarding the appropriate structure and weighted voting formula.

Mr. Lee expressed general support for the proposal and the involvement of elected officials in the process. He questioned how Bellevue's grant funding allocation will be used and noted the need for a mobile command center. Ms. Carlson said the HSGP is a competitive grant program that evaluates specific proposals based on established criteria.

Deputy Mayor Noble feels Seattle's proposal adds an unnecessary level of bureaucracy and that the EMAC provides a better advisory vehicle than a body of elected officials. He suggested policy direction for funding allocations could be provided through an interlocal agreement and/or another mechanism for accommodating input from elected officials.

Mr. Chelminiak agreed that the weighted voting proposal needs to be modified.

Ms. Balducci concurred with Mr. Noble's comments. She questioned the Port's weighted vote of only 6 percent if votes are based on population and potential threat. Mr. Degginger agreed.

Dr. Davidson reiterated his concern about the appropriate level of involvement by elected officials. He wants a regional decision-making body that focuses on overall security risks and allocates funds based on regional priorities.

Mr. Sarkozy opined that Seattle's proposal lacks underlying principles and guidance to focus on regional security needs and priorities rather than primarily on the allocation of funds.

There was Council consensus regarding the need to develop guiding principles as a foundation for Seattle's or an alternate proposal. Ms. Carlson will communicate Council's feedback to Seattle and King County.

Moving on, Ms. Carlson recalled staff's presentation to Council on March 22 regarding economic development and high-capacity transit planning. She requested Council's input regarding the draft interest statement (Page 14 of the Regional Issues packet) developed as a product of that discussion. Transportation Director Goran Sparrman noted the outcome-oriented guiding principles reflected in the interest statement. Significant work is underway to determine the best technology choice for high-capacity transit.

Mayor Marshall noted Council's approval of the high-capacity transit interest statement.

- (g) Resolution No. 6985 authorizing execution of the 2004 Amendment to the I-90 Memorandum of Agreement.

Ms. Carlson requested Council action on Resolution No. 6985 authorizing execution of the 2004 amendment to the I-90 Memorandum of Agreement (MOA). Council and staff discussed the proposed amendment during the March 8 Extended Study Session. Staff recommends approval of the amendment, which indicates support for the R8A alternative.

Mayor Marshall expressed support for the amendment and encouraged Council approval.

- ➡ Deputy Mayor Noble moved to approve Resolution No. 6985, and Mayor Marshall seconded the motion.

Mr. Chelminiak expressed support for the motion.

- ➡ The motion to approve Resolution No. 6985 carried by a vote of 7-0.

## 5. Appointments to Parks and Library Boards

Mayor Marshall noted the memo in Council's desk packet regarding recommendations for reappointments to boards and commissions. Mrs. Marshall recommends the reappointment of Diane Graue to the Library Board and Mr. Chelminiak recommends the reappointment of Peter Maxim and William Aron to the Parks and Community Services Board.

- ➡ Mr. Chelminiak moved to reappoint Diane Graue to the Library Board and Peter Maxim and William Aron to the Parks and Community Services Board. Mrs. Marshall seconded the motion.

Responding to Mr. Lee, Mr. Chelminiak said there is an additional upcoming vacancy on the Parks Board.

- ➡ The motion to reappoint Diane Graue to the Library Board and Peter Maxim and William Aron to the Parks and Community Services Board carried by a vote of 7-0.



6. Executive Session

At 9:05 p.m., Mayor Marshall declared recess to Executive Session to discuss one item of pending litigation. She noted Council will adjourn following that discussion.

At 10:28 p.m., Mayor Marshall declared the meeting adjourned.

Myrna L. Basich  
City Clerk

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